



**TOWN OF LARKSPUR
PLANNING COMMISSION REGULAR MEETING
Town Hall - 8720 Spruce Mountain Road
MEETING MINUTES**

Date: December 21, 2021 @ 5:00 p.m.

Meeting Started at 5:00 PM

1. ROLL CALL	Present	Absent
Matias Cumsille (Chair)	<u> X </u>	<u> </u>
Doyle Slack	<u> X </u>	<u> </u>
Aksel Suvari	<u> X </u>	<u> </u>
Jacob Gump	<u> X </u>	<u> </u>
Bill Lucero	<u> </u>	<u> X </u>

Quorum Established

1. PLEDGE OF ALLEGIANCE:

- The Pledge of Allegiance was recited by all present members.

2. READING OF THE MINUTES

- Member Slack made a motion to approve the minutes for the Regular Planning Commission Meeting of October 19th, 2021, seconded by member Suvari. **No discussion. Four (4) Ayes Motion Passed.**

3. PUBLIC APPEARANCES

- Lone Tree Trust LLC
Scott Forester from advisor commercial Realty gave presentation regarding the potential annexation of the Fox Farm Rd Property that is under contract with Lone Tree Trust. Scott had questions on possible annexation for the Town as far as what the Towns position is on zoning and possible annexation. They are looking at 32 lots and maintaining the natural beauty of the area. Discussed area and what the concerns of the Town would be and what the commission felt would be the best way forward, Commission listed wastewater concerns, Home design, and cutting down as little trees in the area as possible. Next step would be presentation to Town Council. No motions were made.

4. OLD BUSINESS

- Annexation amendment update
Chairman Cumsille has no update on Annexation.

- Sidewalk project update

Chairman Cumsille met with Archer, walked park, and got quote for topo of \$10,000 would like to take topo amount to council for approval.

5. NEW BUSINESS

- Review Residential Site Plan Requirements

Chairman Cumsille reviewed site plan requirements with Councilmember West, code is ambiguous, and the recommendation is to have a simplified requirement for residential instead of residential having to meet all the site plan requirements listed in code and charter. Commission reviewed 16-6-20 (b) Reports and Studies requirements, suggestion is to add a section for residential Commission discussed what the requirements need to be for that section what requirements would be taken out and what requirements would be left in. Did a show of hands to demonstrate agreeance. Chairman Cumsille will present to Town attorney to have him draw up write up for final presentation at next meeting.

6. BOARD MEMBER CONCERNS & COMMENTS

- Question presented about marking Trees on Lots of a future Annexation, commission discussed marking of trees to be removed on site plan, Fire Mitigation procedures, and Federation Grant for Bobcat to maintain mitigation that Town can use as well.

7. OTHER ISSUES

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8. ADJOURN

- Member Suvari made a motion to Adjourn the Regular Planning Commission Meeting of December 21st, 2021, seconded by member Gump . No discussion. Four (4) Ayes Meeting adjourned at 5:54pm.